

RECORD OF SURVEY  
AND MINOR SUBDIVISION  
FOR  
**CURTIS McCORMICK**  
TO BE KNOWN AS THE  
**McCORMICK MINOR SUBDIVISION**

LOCATED IN SECTION 36  
TOWNSHIP 2 SOUTH, RANGE 2 WEST  
UINTAH SPECIAL BASE AND MERIDIAN  
DUCHESE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify to Curtis McCormick, that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah, and in accordance with Section 17-23-17 of the UCA, have made a survey of the following described tracts of land, and that I have verified all measurements and placed monuments as prescribed on the plat, for the purpose of a creating a Record of Survey and Minor Subdivision Plat.

PROPERTY DESCRIPTION

ACCORDING TO PARCEL 2 OF THAT CERTAIN WARRANTY DEED,  
RECORDED 17 MAY 2012 AS FOUND BY ENTRY NUMBER 445460, AT PAGE 2 OF 2

PARCEL 2:

Beginning at the Southwest Corner of the Northwest Quarter of the Southwest Quarter (South 1/16th Corner of Sections 35 and 36); thence North 0°11'00" West 328.99 feet along the West Section line to the Northwest Corner of the South Half of the South Half of said Northwest Quarter of said Southwest Quarter; thence North 89°32'14" East 1319.78 feet to the Northeast Corner of said South Half of said Northwest Quarter of said Southwest Quarter, thence South 0°13'36" East 329.28 feet to the Southeast Corner of said Northwest Quarter of said Southwest Quarter (Southwest 1/16th Corner); thence South 0°24'04" East 327.02 feet along the East line of the Southwest Quarter of said Southwest Quarter; thence South 89°41'00" West 288.09 feet along a line parallel to the South Section line; thence South 185.33 feet; thence South 89°41'00" West 270.00 feet; thence South 164.67 feet; thence South 89°41'00" West 360.00 feet; thence North 100.00 feet; thence South 89°41'00" West 402.37 feet to a point on the West Section line; thence North 0°11'00" West 58.00 feet along said Section line; thence North 88°43'00" East 325.00 feet; thence North 0°11'00" West 134.00 feet; thence South 88°43'00" West 325.00 feet to said Section line; thence North 0°11'00" West 381.95 feet to the point of beginning. Subject to that portion being used for a County Road right-of-way. Containing 25.19 acres.

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey, then prepare a Record of Survey and Minor Subdivision plat.  
BASIS OF BEARING: North 89°41'00" East from the Southwest Section Corner to the South Quarter Corner of Section 36.  
SURVEY FINDINGS: Section 36, Township 2 South, Range 2 West, was originally surveyed using the "three mile method" in 1882 for Indian Allotments, during which marked stones were set for the section corners, quarter corners, and one-sixteenth (40 acre) corners. These original corners are generally "obliterated" due to the construction of roads, ditches, fence lines, and farming of land. The locations of these corners have generally been perpetuated by the position of fence lines and road right of way fences, and/or competent surveyors.  
NOTE: This survey was performed at the request of Curtis McCormick. It does not insure or guarantee ownership, nor does it show liens, all easements and rights of way (except as shown), codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.

OWNER'S CERTIFICATE

Know all men by these presents: that we the undersigned owner's of the above described tract of land, have caused the same to be surveyed for a Minor Subdivision, and a plat to be prepared, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

DAVID CURTIS McCORMICK

KRISTA HARDING McCORMICK

ACKNOWLEDGEMENT

State of Utah }  
County of Duchesne } s.s.

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me,  
DAVID CURTIS McCORMICK and KRISTA HARDING McCORMICK, the signers of the above OWNER'S CERTIFICATE,  
who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: \_\_\_\_\_

Notary Public

DUCHESE COUNTY RECORDER

State of Utah }  
County of Duchesne } s.s.  
Filed for recording at the request of \_\_\_\_\_ on this \_\_\_\_\_  
day of \_\_\_\_\_, 20\_\_\_\_. Time \_\_\_\_\_ at Page(s) \_\_\_\_\_  
Fee: \_\_\_\_\_  
Shelley Brennan Duchesne County Recorder

DUCHESE COUNTY PLANNING DEPARTMENT

Approved as a Minor Subdivision this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by the  
Duchesne County Planning Director.

Michael A. Hyde Duchesne County Planning Director

DUCHESE COUNTY TREASURER

I certify that the property taxes are paid and current as of this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Stephen Potter Duchesne County Treasurer

PREPARED BY  
**PEATROSS LAND SURVEYS**  
PROFESSIONAL LAND SURVEYOR  
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DRAFTED BY: ASHLEY PEATROSS DATE DRAFTED: 1/8/2019  
SHEET : 1 OF 1 JOB NAME: CURTIS McCORMICK JOB# 1276

County Surveyor's File # 3925